

City of Thorne Bay
Planning & Zoning Commission
Subdivision Application

File No: _____	File Name: _____	Date Received: _____
By: _____	Fee: <u>\$50.00</u>	Paid: Y___ N___
Hearing Date: _____	Notice Deadline: _____	
Application Type: ___Waiver ___Short Plat ___Preliminary Plat		

Applicant Name: _____		
Physical Address: _____		
Email: _____	Phone: _____	Alternate Contact: _____

Applicant Narrative: _____

Purpose, rational, and need:

I certify that I am the legal owner of the property submitted for subdivision and have approved the submitted plat.

Signed: _____ Date: _____

Planning Commission Action: Approved: _____ Denied: _____
Reason for denial: _____
Clerk: _____ Date: _____

16.16.010 Application.

The short plat procedure may be used for the subdivision of a parcel into not more than a total of four lots.

An applicant for a short plat subdivision shall be required to submit the following to the designated planning official:

- A nonrefundable short plat application fee of fifty dollars;
- Four neatly and accurately composed drawings (plat map) no larger than twenty-four inches wide by thirty-six inches long showing the proposed subdivision.

The plat shall be prepared by a professional land surveyor licensed to practice in the state of Alaska.

The plat maps shall contain the following information:

- A.** The signature and seal of a land surveyor licensed to practice in the state of Alaska;
- B.** A title block in the lower left-hand corner containing the following information:
 1. Proposed name of the subdivision,
 2. Horizontal scale not to exceed fifty to the inch,
 3. Date of application,
 4. Name and address of the property owner,
 5. Location of the subdivision by reference to U.S. survey numbers;
 6. A north arrow;
 7. The area and linear dimensions of each newly created lot;
 8. Topographic lines at twenty-foot intervals;
 9. The location of significant natural features such as, but not limited to, anadromous fish streams, existing material sites, wetlands and eagle trees;
 10. The location and flow of all-natural drainages and the location, type and purpose of all fabricated drainage improvements. (Ord. 87-01 § 4(part), 1987)